

WILL RUSH WORK ON NEW CAPITOL

Foundation is Now Practically Completed.

STEEL ON GROUND IN 60 DAYS

Missouri Men to Be Given Preference in Letting Sub-Contracts—Superintendents and Foremen Ready for Work.

Jefferson City.—K. F. Gill, managing director of the John Gill & Sons Company, of Cleveland, O., who will construct the new Missouri state house, will lose no time in commencing work, which, under the contract, must be completed and the building ready for occupancy by July 1, 1916.

Mr. Gill brought with him from Cleveland when he came here a staff of superintendents and foremen. Frank Collins will supervise the work generally and D. G. Aronburg will be chief office man and director.

Mr. Gill said that he will have his list of sub-contractors ready to submit to the capitol building commission soon after his return from a trip to the quarries. Missouri contractors are to be given the preference wherever all things are equal, he said.

Actual work will begin in the wrecking of a number of residences and other buildings on Stewart street, where the state purchased a block and a half of ground, needed for storage purposes by the contractor. Eight substantial houses, for which the state paid from \$800 to \$1,500 each, will be sold for about what it costs to wreck them.

Within sixty days Mr. Gill expects to have much of the steel for the superstructure on the ground and it will be erected as rapidly as received. He expects to bring 400 workmen to Jefferson City within the next three months.

Mr. Gill made a survey of the new foundation and pronounced it one of the best that was ever put under a public building in the United States. There are 285 concrete piers on which the structure will rest. The piers all rest on bed rock. The foundation is practically completed now.

James Smith, former building commissioner of St. Louis, who has the sub-contract for erecting the power house for the new capitol, has begun work driving piling for the foundation of that structure. He will also construct the tunnel that will connect the power house with the capitol building. This contract calls for about \$50,000.

Municipal ownership of public utilities received a setback, for the time being at least, in Jefferson City, when the city council, by a vote of 7 to 2, adopted a resolution that no further action be taken at this time on the proposition. A committee of citizens has been working on the matter for several months, and the ordinance carrying a proposal to issue \$150,000 of bonds for the establishment of a municipally owned electric light plant, was introduced, calling for a special election January 15.

Of the 11,504 aliens who came to Missouri last year, 116 have professional occupations. School teachers head the list with twenty-three. There were thirteen actors, thirteen clergymen, one editor, fourteen engineers, one lawyer, seven electricians, three literary and scientific persons, eight musicians, six physicians, four sculptors, two architects, three ex-government officials and eighteen miscellaneous.

The state public utilities commission has taken under advisement the applications involving a transfer of the Jefferson City Street Railway and the Jefferson City Bridge and Transfer Company to the Jefferson City Lighting Company. The latter concern is owned by the Western Railways and Light Company of Maine and is the holding company of the McKinley system of interurban street railways. The companies here are all domestic corporations and operating under the laws of Missouri. They were represented by Governor Hadley and the McKinley System was represented by J. I. Green of Peoria, Ill. It is believed that the sale will be approved. If so, the purchasing company will ask permission, to issue \$125,000 of betterment bonds immediately and to issue mortgage bonds to the extent of 1 million dollars for the purpose of extending the Jefferson City line of street railways on to Columbia, a distance of twenty-seven miles. Governor Hadley believes that the McKinley system is getting ready to construct a line from St. Louis to Kansas City.

The amount expended for schools in the state last year was \$16,621,955, as compared with \$14,639,396 the previous year. There are 919,166 white school children and 37,339 negro children. The teachers of the state received as wages for the year \$9,766,224. The average levy for school purposes over the state was sixty cents on the \$100 valuation. The total permanent school fund of the state stands at \$15,016,596.

Governor Major has been forced to cancel three engagements for speeches because of an attack of pleurisy.

Information furnished the bureau of labor statistics by the federal department of labor, and just made public by Commissioner John T. Fitzpatrick, reveals that during the fiscal year which closed July 1, a total of 11,504 aliens entered sea ports of the United States, with Missouri as their destination. These figures do not include immigrants who, after a brief residence in other states, finally entered here to live. The gain in immigration for Missouri over that of the previous fiscal year was 2,534. In the eight years, since July 1, 1905, a total of 104,603 immigrants have entered the United States ports with the intention of making Missouri their home.

There was a gain in the number of Germans who came in in 1913, over 1912, the number being 1,599 to 1,342. There was a huge increase in the number of Italians, south, who entered, the 1913 figures being 2,156, as compared to 871 for 1912. In addition there were 603 Italians, north, as compared to 200 for 1912. Poles drawn to Missouri by the opportunities this state offers numbered 1,054, as compared with 468 for 1912. Ireland was represented by 251 immigrants as compared to 295 for the previous year. Five Ethiopians, direct from Africa, classed as "black" came in. There were 6 Chinese, 8 Cubans, 4 Japanese and 13 Mexicans. Turkey was represented by 12 natives. Croats and Slavonians numbered 513. There were 101 Dutch and Flemish; 323 English, 1,024 Greeks, 1,363 Jews, 237 Magyar, 136 Scotch, 12 Turks, 219 Rumanians, 286 Russians, 86 French.

Jefferson City.—K. F. Gill, representing the Gill and Sons Construction Company of Cleveland, O., arrived here the other day and after a brief conference with the capitol building commission the contract for the erection of the new state house was signed. All of the provisions of the instrument had previously been approved by Attorney General Barker.

Mr. Gill left here on a trip of inspection of the big limestone quarries operating in the state. He will first visit the quarries at Carthage and those in Greene county. From there he will go to Barry county and to other points where limestone is produced in quantities sufficient for his purpose. Whatever contracts he may make for the stone will have to meet the approval of the building commission.

There was a swarm of representatives of the various branches of the building trades awaiting Mr. Gill's arrival in Jefferson City. These are seeking sub-contracts of various kinds. The sub-contractors selected by him will have to be approved by the commission. He will be prepared to submit a list of his sub-contractors during the next few days.

Mr. Gill entertains no doubt of the ability of his company to put the construction of the state house through within the time limit fixed by the commission. This is July 1, 1916. It will be ready for occupancy on that date, and Governor Major's desire to terminate his administration in the new capitol will be gratified.

Arguments for and against a rehearing of the Nevada Water Company case, in which it was held that the public service commission has the right to regulate the rates of public utility corporations, regardless of franchise provisions and to order the dismissal of any employee of such companies, were heard by the commission.

Governor Major has appointed Mrs. L. T. Cashman of Gallatin recorder of deeds for Davies county. Mrs. Cashman is the widow of the recorder who died recently. All candidates for the position notified the governor that they would withdraw in her favor.

Governor Major has honored the requisition of Governor Dunne of Illinois for the extradition of Clark Moore, who is wanted in Chicago to answer to a charge of burglary.

The total population of school children in the state between 6 and 20 years old has decreased 3,118 for the fiscal year closing June 30, 1913. This surprising statement appears in the enumeration figures sent to the state superintendent of public schools, William P. Evans, by the various county clerks of the state. The total school population is 959,623. Of the decrease, 2,178 are whites and 940 negroes. "It is of interest to note," says the superintendent, "that in the face of this decrease in enumeration, there was a substantial increase in the total days attendance at the public schools of 1,370,030 days."

The state public service commission has approved the sale of the Jefferson City street railway system and the Jefferson City Bridge to the McKinley system. The sale was really made to the Jefferson City Lighting Company, but it is owned by the Western Railways and Light Company of Maine, and the latter is the holding company for the McKinley system of interurban railways in this state, Illinois and Indiana.

The condition of the state treasury and its transactions during November are indicated in the report filed with Governor Major by State Treasurer E. P. Deal. Balance on hand October 31, \$4,225,374.74; receipts during the month, \$273,148.30; disbursements during the month, \$342,649.47.

Members of the board of prison inspections have made up their minds that they will either have to renew the leases for convict labor at seventy-five cents a day or have the convicts left on their hands. A idleness.

Making Tomorrow's World

By WALTER WILLIAMS, LL.D.
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LAND MONOPOLY IN GREAT BRITAIN.



London, England.—More than one-half the land of England and Wales is owned by 4,300 persons. Nearly 30,000,000—or two-thirds of the entire population—are landless. Eight per cent. of the population of Great Britain live in houses with only one bedroom. Estimating the total national income at \$9,205,000,000, this income is divided one-half to five and one-half million persons and one-half to the remaining thirty-nine millions of the population.

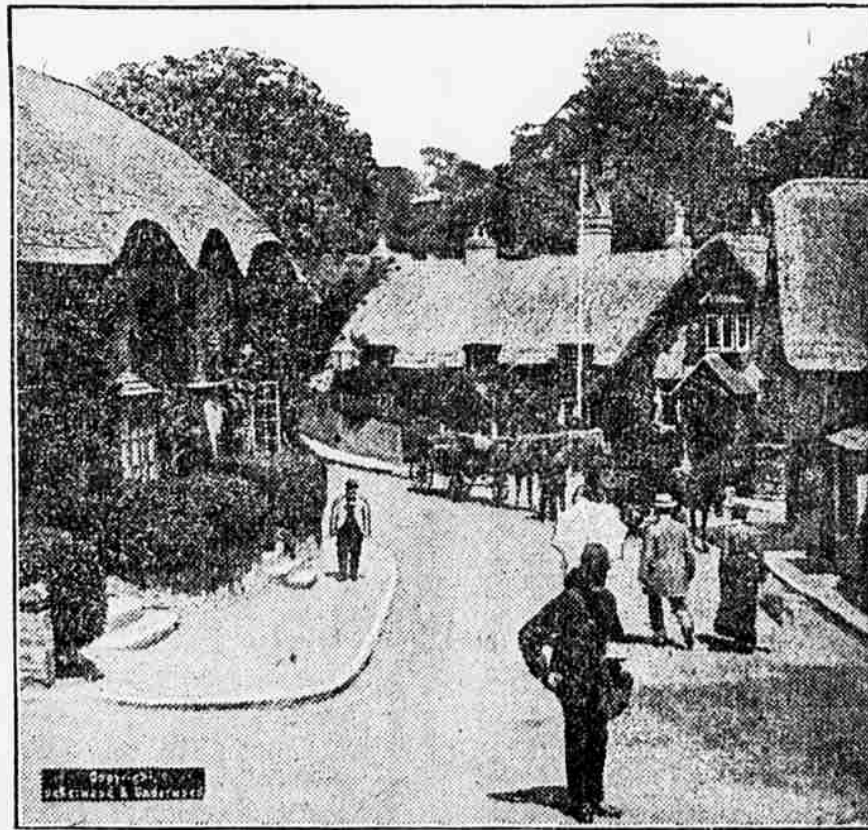
One-Third of Land for Pleasure.

Excluding Scotland and Ireland, at \$9,205,000,000, this income is divided one-half to five and one-half million persons and one-half to the remaining live in houses with only one bedroom. Estimating the total national income where the condition is worse, in England and Wales one-third of all the land is unused for agriculture, industry or housing. In the striking phrase of the late Sir Henry Campbell-Bannerman, it is "more of a pleasure house for the rich than a treasure house for the nation." Four hundred peers and peeresses, to use Mr. L. G. Chiozza Money's carefully prepared figures, own 5,730,000 acres; 1,300 great landowners own 8,500,000 acres; 2,600 squires own 4,320,000; 9,600 greater yeomen own 4,780,000; 24,400 lesser yeomen own 4,140,000; 220,000 small proprietors own 4,000,000; 700,000 cottagers own 150,000; while of the remaining 3,000,000 acres half is owned by public bodies and half lies waste. If the ownership be averaged, it will be found that a peer holds an average of 14,325 acres; a great land-

has promoted agricultural depression, low wages, unemployment and discontent. "It is notorious," said a city of London barrister, "that large areas of land which might be with advantage farmed by desirable tenants willing to pay a fair market rent are kept back by owners, who either sit on the property in the hope of being eventually able to hatch a higher price, or preserve it for the purpose of game or ornament for reasons of social prestige or sheer sporting instinct. The extent of this retention of land is conclusively evidenced by the numerous applications that flow in for every farm that is thrown upon the market and by the frequent abortive endeavors by actual or would-be small farmers to obtain at current market rate new or additional land for agricultural purposes." The evils of this state of affairs are manifest. Not only are many persons thus deprived of the employment which otherwise they would be enjoying, but this swelling of the ranks of the unemployed, some of whom remain in the country and some go to the cities, tends to diminish wages, and, so far as farm products are concerned, to increase prices. Poverty, taxation, agriculture, unemployment, housing, the whole economy of the social system, are affected by the land problem.

Very "Soft" for Noble Duke.

The unnecessary burden which falls upon industry by landlordism in the form of mining royalties is another evil result. Mr. Lloyd-George, the Liberal chancellor, estimated it at \$40,000,000 a year. The average amount of royalty on iron ore is 60 cents a ton on every ton brought to the surface and 18 cents on coal. This is paid to landlords for mining royalties in addition to ordinary leases or "dead rents." In British phrase. Of the coal mines visited one example will suffice. A coal mine operating company fourteen years ago sank the mine at an expense of \$2,500,000, and, although as yet no coal has been taken out, the company has paid in mining royalties to the duke of Newcastle more than



Village on Duke of Norfolk's Estate.

owner, 6,538; a squire, 1,661; a greater yeoman, 496; a lesser yeoman, 170; a small proprietor, 18, and a cottager, less than half an acre.

300,000 Leave Farms in Decade.

What is the effect of this concentration of land in the hands of the few?

"Land is the mother and labor the father of wealth," a distinguished economist has written. Land concentrated in a few hands increases the problem of poverty, which Mr. Horace B. Samuel defines as "the economic discomfort occasioned to vast masses of the population by the unequal distribution of wealth." The use of the land is necessary for economic production, whether agricultural or industrial, and for housing, whether in city or country. The whole trend of civilization just now is away from agriculture and toward industrialism. In England this tendency is most marked. Less than nine per cent. of the population of England are now engaged in agriculture, 300,000 having abandoned the farm in the last ten years, as many leaving the farm in a single decade as the entire number of farm owners in the state of Missouri. In the United States one person in three is engaged in agriculture in some form; in all Great Britain and Ireland only one in ten is so engaged, and the proportion is growing rapidly less. The general tendency of the situation, to quote the significant and measured words of Mr. Asquith, the British prime minister, is "a process of depletion at one end and congestion at the other, by which every year fresh additions of recruits are being made to the ranks of the casual and unemployed."

Land Hogging Spawns Great Evils.

Land concentration in Great Britain

not sold by them, but leased or rented. The renter erects, at his own expense, such buildings as he needs, and pays all the taxes. When his lease expires he must pay the increased rent which his own improvements make possible to charge, or else move, abandoning his own building. Some recent sales show the almost fabulous price which the absentee landowner receives when he does sell London real estate in the more favored sections.

What is Great Britain to do about it? Democracy, which is, or at least should be, the policeman and the partner of industry, is already in the United Kingdom doing something and plans to do more. "Let well enough alone" no longer satisfies, much less "let bad alone, lest the change bring worse."

National Ownership Makes Headway.

Three general plans of land reform have been seriously considered, and each, to a degree, has been adopted. The three plans are nationalization of the land, the small holdings policy, and taxation. Twenty years ago the great Gladstone said: "If the time comes when the British nation finds that the land should be nationalized, and it is wise to do it, they have a perfect right to do so." Nationalization, which means the ownership by all the people of all the land, is openly talked. Indeed, it is put into practical effect to a degree in government purchase and ownership in the land purchase acts. That striking form of nationalization known as the single tax, which "prides itself on being effected without compensation and by the confiscation by the state of economic rent," has many strong advocates. Rent being a value created by the whole community, say its supporters, should belong to the whole community. All economic rent, the rent of the actual land apart from the improvements, is unearned increment. The single taxers would confiscate not the land to the state, but the rent.

Compulsory Sale and Leasing.

Another form of land nationalization is considered, though not seriously. This involves the taking over of all the land by the state, with compensation to the landlord. Small holdings by compulsory purchases and small holdings by compulsory leasing are other plans actually pursued. Under these schemes the landlord is compelled to sell or lease small acreages for actual farm use. Land hire by the state and land purchase are involved in this general scheme. A more drastic measure has just been proposed by Mr. Will Thorne on the house of commons. Under the Thorne bill it would be illegal for any person to hold, in agricultural districts, any land, exceeding fifty acres in extent, in a waste or uncultivated state, unless it shall not be possible to cultivate such land at a profit, or unless it shall have been devoted to some purpose of public utility.

"A Tax to Burst Land Monopoly."

The real attack upon the evils of the present land ownership, the one about which the fiercest contention has taken place, is that in Lloyd-George's budget of taxation. Many forms of land taxation have been proposed, considered and, occasionally, adopted. Land value taxation, in some form, enters into discussion everywhere. This new land taxation, however, recently carried into effect by the Liberal government, is not a tax to raise revenue, but, to quote the pungent phrase of the chancellor of the exchequer in proposing it, "a tax to burst the land monopoly." This new system of taxation included five per cent. duty on mining royalties, a taxation of gifts of nature or windfalls. It included a tax on the capital value of unworked minerals, thus stimulating the exploitation of mines hitherto unworked. The important principles of the new taxation, however, are involved in the increment tax, the tax on undeveloped building land and on leasehold reversions. Under these sections two tax values are placed on land, the site value and the improved value. The tendency of the tax, as shown by its actual workings, is to bring more building land into the market, thus relieving congestion in the cities and the country.

Under the system of long leaseholds, which is peculiar to Great Britain, the owner of the freehold obtains, on the expiration of the lease—its "falling in"—to employ an English phrase—"a property which has substantially increased in value by reason of the general growth of the community and independently of any expenditure of labor or enterprise on the part of the owner."

The budget levies ten per cent. duty upon the margin by which the leasehold has appreciated since it was last granted. Agricultural leases are exempt from this duty, as are all leases made within the last twenty-one years.

20 Per Cent. Increment Duty.

"Founded on the same principle," pointed out Mr. Horace B. Samuel, in discussing this effort to burst the land monopoly, "is the actual increment duty itself. This is a duty of 20 per cent., levied at death, on transfer, or at intervals of fifteen years (about the average period at which all land in the United Kingdom, through one cause or another, changes hands) on the actual site value." Supplementary to these novel forms of taxation—regarded by many in Great Britain as revolutionary—is a provision for a universal valuation of all the land affected.

The organization of opportunity for all, is the program of the British democracy today. To this end, monopoly of ownership of land, which limits opportunity to the few, must in some way be abolished. To this high task does Great Britain address herself. The result is on the knees of the gods. (Copyright, 1913, by Joseph B. Bowles.)

WOMAN AGENT OUT- ARGUES A ROBBER

Ticket Seller Refuses Demands of Holdup Man Who Threatens Her Life.

CALLED THE POLICE

While the Argument Progressed She Calmly Sold Tickets to a Score of Passengers Who Entered the Station, Keeping Nerve to End.

Chicago.—For half an hour the other day Miss Elizabeth Lilley argued with a robber not to kill her.

While the argument progressed she calmly sold tickets to a score of passengers who entered the East Thirty-first street station of the Illinois Central railroad.

Miss Lilley won the argument, the holdup man departed without the money from her cash drawer and without shooting her.

The robber appeared at Miss Lilley's window and pointed a revolver at her.

"Come across with that money or I'll shoot your head off," he commanded.

"Please don't shoot me," pleaded Miss Lilley.

"Well, give me the money, then."

Two men came into the station at this point and bought tickets, the robber concealing his weapon after whispering to Miss Lilley that he would kill her if she signaled to the patrons that her life was in danger.

"Now, come across!" the man demanded when the coast was clear. Miss Lilley tossed him \$2.25 in silver. He threw it on the floor in disgust and flourished his revolver menacingly.

"Give me those bills. I know you have got a lot of them. Hurry or I'll shoot you. I mean what I say."

"If you shoot me you will hang for it," the young woman argued. "You can't have the money. It doesn't belong to me."

So the argument proceeded, the robber becoming more and more enraged and the young woman more and more insistent. Several times they were interrupted by patrons entering and buying tickets.

"You can't have the money and if you shoot me you will be caught, for there are hundreds of people around here," Miss Lilley finally said. The robber, convinced, pocketed his re-



"Now, Come Across!"

volver and walked out. As soon as he was gone Miss Lilley called up the police, but by the time they arrived the disappointed holdup man had disappeared.

"I don't know how I managed to keep from screaming," Miss Lilley said later at her home at 5021 Lake Park avenue. "I just knew I had to keep my nerve, I guess."

RATS HOLD SWAY ON ISLAND

Entire Population Is Threatened With Extermination—Rodents Even Attack Cattle.

Tokio.—The entire population of the small island of Nakashima of the Ten Islands group in southern Japan has been threatened with extermination by a veritable plague of rats. Nakashima is inhabited by a dozen families, all engaged in agriculture. The rodents increased there at such an enormous rate that they absolutely took possession of the island, ravaging the farms and devastating the crops, and actually attacking cattle and other live stock.

The inhabitants killed or captured 5,000 of them, but not before they had lost all their provisions. The authorities were forced to save them from starvation. Meantime a campaign was organized from without to exterminate the rodents. This was a difficult matter, as they had burrowed retreats in all parts of the island.

Overdose of Peanuts Fatal.

Greene, Mo.—William Philbrooke, a farmer and prominent citizen of this town, dropped dead on a street in Lewiston, from acute indigestion brought on by eating peanuts while attending a football game.